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*Attorneys for the Debtors and  
Debtors in Possession*

**UNITED STATES BANKRUPTCY COURT  
NORTHERN DISTRICT OF CALIFORNIA  
SANTA ROSA DIVISION**

In re:

LEFEVER MATTSON, a California  
corporation, *et al.*,<sup>1</sup>  
  
Debtors.

In re

KS MATTSON PARTNERS, LP,  
  
Debtor.

Lead Case No. 24-10545 (CN)

(Jointly Administered)

Chapter 11

**NOTICE OF HEARING ON DEBTORS'  
MOTION FOR ORDER FURTHER  
EXTENDING THE TIME TO FILE NOTICES  
OF REMOVAL OF RELATED PROCEEDINGS**

**Date:** August 22, 2025

**Time:** 11:00 a.m. (Pacific Time)

**Place:** **(In Person or Via Zoom)**  
United States Bankruptcy Court  
1300 Clay Street, Courtroom 215  
Oakland, CA 94612

**Objection Deadline: August 15, 2025**

<sup>1</sup> The last four digits of LeFever Mattson's tax identification number are 7537. The last four digits of the tax identification number for KS Mattson Partners, LP ("KSMP") are 5060. KSMP's address for service is c/o Stapleton Group, 514 Via de la Valle, Solana Beach, CA 92075. The address for service on LeFever Mattson and all other Debtors is 6359 Auburn Blvd., Suite B, Citrus Heights, CA 9562. Due to the large number of debtor entities in these Chapter 11 Cases, a complete list of the Debtors and the last four digits of their federal tax identification numbers is not provided herein. A complete list of such information may be obtained on the website of the Debtors' claims and noticing agent at <https://veritaglobal.net/LM>.

1 **TO THE UNITED STATES BANKRUPTCY COURT, THE OFFICE OF THE UNITED**  
2 **STATES TRUSTEE, THE OFFICIAL COMMITTEE OF UNSECURED CREDITORS,**  
3 **AND OTHER PARTIES IN INTEREST:**

4 **PLEASE TAKE NOTICE** that on August 6, 2024, Windscape Apartments, LLC filed a  
5 voluntary petition for relief under chapter 11 of title 11 of the United States Code (the "Bankruptcy  
6 Code") in the United States Bankruptcy Court for the Northern District of California (Santa Rosa  
7 Division) (the "Bankruptcy Court").

8 **PLEASE TAKE FURTHER NOTICE** that on September 12, 2024, LeFever Mattson, a  
9 California corporation ("LeFever Mattson"), and 57 affiliated entities (the "September 12  
10 Debtors") filed voluntary petitions for relief under chapter 11 of the Bankruptcy Code.

11 **PLEASE TAKE FURTHER NOTICE** that on October 2, 2024, Pinewood  
12 Condominiums, LP and Ponderosa Pines, LP, both affiliates of LeFever Mattson, filed voluntary  
13 petitions for relief under chapter 11 of the Bankruptcy Code (the "October 2 Debtors," and  
14 collectively with Windscape Apartments, LLC and the September 12 Debtors, the "Debtors"). The  
15 bankruptcy cases of the Debtors are being jointly administered for procedural purposes only (the  
16 "Chapter 11 Cases").

17 **PLEASE TAKE FURTHER NOTICE** that on August 1, 2025, the Debtors filed the  
18 *Debtors' Motion for Order Further Extending the Time to File Notices of Removal of Related*  
19 *Proceedings* (the "Motion").

20 **PLEASE TAKE FURTHER NOTICE** that the hearing on the Motion has been set for  
21 **August 22, 2025, at 11:00 a.m. (Pacific Time)**, before the Honorable Charles Novack, United  
22 States Bankruptcy Judge.

23 **PLEASE TAKE FURTHER NOTICE** that, pursuant to Bankruptcy Local Rule  
24 9014-1(c)(2), any objections to granting the Motion must be filed with the Bankruptcy Court and  
25 served on counsel to the Debtors no later than **August 15, 2025**.

26 **PLEASE TAKE FURTHER NOTICE** that counsel, parties, and other interested parties  
27 may attend in person in Courtroom 215 in Oakland, by Zoom video, or by Zoom telephone.  
28 Additional information is available on Judge Novack's Procedures page on the Bankruptcy Court's  
website, and information on how to attend the hearing by Zoom will be included with each calendar  
posted under Judge Novack's Calendar on the Bankruptcy Court's website. If you have questions  
about how to participate in a video or telephonic hearing, you may contact the court by calling  
888-821-7606 or by using the Live Chat feature on the Bankruptcy Court's website at  
[www.canb.uscourts.gov](http://www.canb.uscourts.gov).

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1           **PLEASE TAKE FURTHER NOTICE** that a copy of the Motion and its supporting  
2 documents can be viewed and/or obtained by: (i) accessing the Bankruptcy Court's website at  
3 <http://www.canb.uscourts.gov>, (ii) contacting the Office of the Clerk of the Court at 450 Golden  
4 Gate Avenue, San Francisco, CA 94102, or (iii) from the Debtors' claims and noticing agent, KCC  
5 dba Verita Global, at the following web address: <https://www.veritaglobal.net/LM>, or by calling  
6 (877) 709-4751 (toll free) for U.S. and Canada-based parties; or (424) 236-7231 for International  
7 parties or by e-mail at: [www.veritaglobal.net/lm/inquiry](http://www.veritaglobal.net/lm/inquiry). Note that a PACER password is needed  
8 to access documents on the Bankruptcy Court's website.

9  
10 Dated: August 1, 2025

**KELLER BENVENUTTI KIM LLP**

By: /s/ Thomas B. Rupp

Thomas B. Rupp

*Attorneys for the Debtors and Debtors in  
Possession*